

Convenience Not Congestion

Muddy Shoe Preview of 5 homes proves that location is everything



Grant ii Model

Congestion is one of those things that simply cannot be eliminated in this modern world.

We experience it at the mall, it's part of suburban sprawl, and it's something we all have to deal with on occasion. Few like it, but that's where the stores are located, and the restaurants, and so many of the things we need and want. Ask anyone, and

they'll probably tell you that they don't want to live in congestion, but they want to be near those places that are often the cause of it.

Located just outside of Smyrna, Delaware, and off the beaten path, sits the

community of Jockey Hollow II. It's a place where road noise is nonexistent, yet the conveniences of modern life are a few miles away: Middletown is a nine-mile drive, Dover is a couple of miles more and a rich mix of supermarkets, convenience stores and schools are within five miles of the community. Adding to the country ambiance is the abundant green space – not just the surrounding area but also

the 90 acres of reserved open space and quiet ponds that dot the community.

Designed and built by Dilsheimer Homes, there are 10 different models of both ranch and two-story designs. Each sits on a home site of at least a half-acre and is constructed with a surprisingly long list of standard value-added features that includes granite kitchen countertops,
continued on page 2



Warwick Model



full basements, ceramic baths, two or three-car side-entry garages, and 36 more highlights. Although there are various upgrades available, the homes are built without the need of additional options. Pricing starts at a very affordable \$264,900.

For those who want to get a taste of the peaceful lifestyle as well as visiting five different models, starting today and continuing through Sunday, the community will be hosting a Muddy Shoe Preview. Included are four two-story homes: Jefferson, Marshall Elite, Monroe as well as the fully furnished model, the Grant II. Representing the single-level segment is the all-new

Lincoln ranch home. The growing popularity of single-level homes has made Jockey Hollow II an attractive alternative for homebuyers who had previously considered a 55-plus community. The community offers three ranch designs. For those who desire more living space and four or five bedrooms, there are seven two-story models that will fill the needs of any growing family.

Whatever the model, comfort and convenience are in rich supply. The living and dining rooms can accommodate everything from large family celebrations to neighborhood get-togethers. With the exception of one model, all owners' bedroom suites have

cathedral ceilings, walk-in closets and lavish bathrooms as standard fare. In every case, the family room with its cozy gas fireplace, breakfast area and kitchen form a large, airy great room perfect for all gatherings.

Anyone who cooks knows the value of a well-planned kitchen, a feature common to all homes at Jockey Hollow II. Preparation and cleanup are helped immeasurably by an abundance of granite-topped counter space, large 42" cabinets and a GE appliance package.

The exhausting list of standard features includes such often-overlooked conveniences as pre-wiring for both

phone and cable TV, a full basement with exterior access, a two- or three-car side-entry garage that enhances the home's profile and the community's curb appeal to list a few.

The community's Muddy Shoe Preview Weekend takes place today and tomorrow from 12 p.m. to 5:00 p.m. and, by the way, don't wear your good shoes.

Jockey Hollow II is located at Underwoods Corner & Alley Corner Roads in Clayton, DE. GPS: enter 52 Sunrise Drive, Clayton, DE 19938. For floor plans and additional information visit www.jockeyhollow2.com or call 302-653-7103.

SPECIAL PRESENTATION

How to find the best mortgage program for you

Next Sunday, March 15 from 1 p.m. to 3 p.m. Jockey Hollow II will host an informative presentation by Paul Fein, an established mortgage originator with over 30 years of experience. The discussion and Q&A will cover topics important to anyone planning to buy a home, whether purchasing for the first time, moving up, downsizing or looking to finance a second or vacation home.

Highlights will include:

- What first-time homebuyers need to know before getting their first mortgage
- The special needs of move-up homebuyers
- Dispelling the myths and misconceptions of today's mortgage market
- Obtaining a mortgage with a less-than-pristine credit history
- How to minimize the amount you have to put down
- Programs that require little or no down payment
- Why it's a great time to buy a new home

There is no charge for admission and complimentary refreshments will be served. Reservations are required. Please call the Jockey Hollow II sales office at 302-653-7103.